



**Conway Court, Bebington, Wirral CH63 3JB**

**welcome to**

**Conway Court, Bebington Wirral**

Calling all first time buyers and Investors! Jones and Chapman are delighted to bring this three bedroom first floor apartment to the market with no onward chain. This property offers a communal area, entrance hall, cloakroom, a spacious lounge, kitchen and three bedrooms.



## Property Description

Calling all first time buyers and Investors! Jones and Chapman are delighted to bring this three bedroom first floor apartment to the market with NO ONWARD CHAIN. This property comprises a communal area, entrance hall, cloakroom, a spacious lounge, kitchen and three bedrooms. Conway Court is situated in the heart of Bebington, close to the village with a number of amenities, and transport links including train, road and bus routes to Liverpool and Chester. This property is also close to local primary and secondary schools with Wirral Grammar a short walk away.

To register your interest and to book a viewing please contact the Bebington office. We're waiting to take your call.

## Communal Area

Light, airy, tiled staircase with spindle bannister.

## Entrance Hall

Tiled flooring, large storage cupboard with plenty of storage, intercom system, cupboard housing gas and electricity meters, single radiator, smoke alarm, and a Loft hatch with ladders

## Cloakroom

Low level dual flush WC, tiled flooring and walls and UPVC double glazed window to the side.

## Lounge

13' 4" x 13' 3" (4.06m x 4.04m)

UPVC double glazed window to the front, double radiator and carpet flooring throughout.

## Kitchen

Two double glazed UPVC windows to the side and front. Lino flooring throughout. Range of beech wall, base and drawer units, black mottled work tops, Electric oven, four ring gas hob and space for other appliances. Ceiling lighting.

## Bedroom One

14' 2" x 9' 5" (4.32m x 2.87m)

UPVC double glazed window to the side, carpet flooring throughout and ceiling lights.

## Bedroom Two

10' 11" x 12' (3.33m x 3.66m)

Fitted cupboard, single radiator, UPVC double glazed window to the side, carpet flooring throughout and ceiling lights.

## Bedroom Three

9' 5" x 6' 9" (2.87m x 2.06m)

Single radiator, UPVC double glazed window to the side, carpet flooring throughout, fitted cupboard and ceiling lights.

## Bathroom

5' 3" x 5' 4" (1.60m x 1.63m)

Panel bath with Triton shower above. Pedestal wash hand basin, double radiator and UPVC double glazed window to the side. Airing cupboard housing central heating boiler and shelving.

## Outside Shed

2' x 1' (0.61m x 0.30m)

Shed can be round by the refuse area.



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welcome to

## Conway Court, Bebington Wirral

- Calling All First Time Buyers & Investors
- Communal Areas
- First Floor Apartment
- Entrance Hall, Cloakroom, Lounge & Kitchen
- Three spacious bedrooms, family bathroom and separate WC

Tenure: Leasehold EPC Rating: D

**£115,000**



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



Please note the marker reflects the postcode not the actual property

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This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Oct 1985. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:  
BEB109734 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Jones & Chapman is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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